

**PLANNING COMMISSION MEETING
OCTOBER 14, 2004**

Applicant: **IRVINGTON FAMILY APARTMENT – 40800 Grimmer Boulevard – (PLN2004-00307)**

Proposal: To consider a Planned District Major Amendment to reallocate density at 49 du/ac for 2 acre site and to propose a Private Vehicle Access Way (PVAW) less than 32 feet in width, a Preliminary Grading Plan, and Site Plan and Architectural Approval for 100 unit rental apartment complex with small retail space in the Irvington Planning Area. Regis Homes and BRIDGE Housing are proposing two separate developments on the existing Tri-City Patio World property for a total of 215 townhouse, condominium and below market rental apartment units. A Mitigated Negative Declaration has been previously prepared and adopted for the General Plan Amendment and Rezoning of the site, which includes the anticipated development of this site.
Project Planner – Kathleen Livermore, (510) 494-4438, klivermore@ci.fremont.ca.us

Recommended Action: Continue to October 28, 2004.